

Alabama Inland Port Infrastructure Program
Grant Application and Guide



Submitted by
Greene County Industrial Development Authority-
Crossroads of America Port and Park

Alabama Inland Port Infrastructure Program
2019 Grant Application

December 3, 2019

On behalf of the Greene County Industrial Development Authority, a publicly chartered authority established by the state of Alabama please accept this application for funding.

This investment for capital improvements at the Crossroads of America Inland Port meets the requirements for funding. The proposed improvements to the Port will provide a competitive advantage for the West Alabama region and continue to support the State of Alabama's mission to improve the quality of lives in Alabama's Black Belt. We respectfully request funding for improvements for routine maintenance. The grant funds will be used in accordance with the grant guidelines. Our anticipated completion time is within two years of the effective date of the grant agreement.

Your approval of this application will enhance regional competitiveness for port operators and users. We are currently a registered vendor in the State of Alabama Accounting and Resource System (STAARS) Vendor Self Service (VSS) portal. Tax ID#: 63-0812984.

Respectfully Submitted on Behalf of Greene County IDA,

Danny Cooper
Danny Cooper, Chairman

Phillis Belcher
Phillis Belcher, Executive Director

2019 Grant Application

Applicant Information

Project Name: **Crossroads of America Port and Park**

Legal Name of Entity: **Greene County Industrial Development Authority**

Mailing Address: **Post Office Box 70 Eutaw, AL 35462**

Name and Title of CEO: **Daniel "Danny" Cooper, Chairman of Board of Directors**

Name and Title of Contact: **Phillis Belcher, Executive Director, GCIDA**

Phone Number and Email of Contact: **Office (205) 372-9769; Cell or Text (205) 315-1061;**
Email: gcida@uwa.edu

Project Description

This section is worth up to 50 points. Points will be awarded based on verifiable information

Please complete the following section. Any attachments shall be titled Attachment A, Project Description.

1. **10 Points** - A detailed discussion of the project including specific project activities to be completed, location, and quantifiable benefits to be accomplished.

The intent of the proposed project is to assist the Greene County IDA in developing a competitive advantage for attractive alternative uses for its Port and associated facilities. The Port currently has a loading dock; however, in the past, there have been inquiries as to whether the Industrial Park has the ability to receive "at-grade" loading. This has been accomplished in the past on a temporary basis.

In addition, Greene County IDA sees this as an opportunity to improve and highlight the Park, which is home to the Port, and provide improvements which may assist in developing further relationships with potential industries.

This application includes work which reflects this aspiration. The monies requested in this application will be used for Phase I, which is the beginning of the total effort. Phase I includes the following improvements:

- Construction of a Loading Ramp at the Landing Area: This includes construction of the actual ramp, permanent ground cover such as riprap and vegetation, and also interim ground cover that will stabilize the soils in the area until Phase II is performed.
- Construction of Two Identity Signs: These signs would be brick, or similar nature, and be located at the Industrial Park entrance and the Port entrance. Associated lighting would also be

included. Two wayfinding signs are also proposed that would give direction to the Port, as you enter the Industrial Park.

- Landscaping: This item is included for the two identity signs. It is on a basic scale but will provide interest and complement the signs.

Phase II

Will involve the completion of the landing area. This phase will involve reconstruction of the access road and loading area.

A visual is attached to this application.

2. **20 Points** - A discussion of how the project meets one or more of the program priority areas. This section shall also include a discussion of the review process completed prior to application submission. **Preliminary concurrence from applicable authorities and departments is a requirement of the application.** All applicants claiming to meet one or more of the program priority areas must provide verifiable documentation of one or more of the following:

- The applicant proposes measurable and proven activities that will reduce congestion on public highways,
- The applicant proposes measurable and proven activities that will increase tonnage at port facilities, and/or
- X The applicant proposes to enhance regional competitiveness for port operators and users.

A conceptual layout for the park is presented in the Masterplan with Aerial map in the Maps Section. This layout focuses on potential parcels that could be subdivided and developed for a variety of industrial clients. Parcel size and building footprints are shown in the map and are for illustrative purposes only. Industrial clients that would complement the existing TEPPCO facility would be ideal. Another fuel production or distribution facility or barge manufacturer as shown in the northwestern corner could not only benefit TEPPCO, but could also initiate the construction of the dock facility. The dock facility could be made public, thus allowing access for all clients in the park, as well as, offer mechanical and/or refueling opportunities along the Tombigbee River.

A Speculative Building is located along the southern boundary of the property. The 50,200 square foot steel framed building is approximately 251 feet by 200 feet with a composite gabled roof system. The roof pitch is ¼: 12 with a 28-foot eave. The left end wall is for loading docks, while the right end wall is expandable to 600 feet. The front right entrance may be moved to another location. The building houses a large bay framing system with four spans at 50 feet and five columns at 50 feet comprising 2500 square feet per bay. Only 12 interior columns exist in the structure. The interior columns may be improved structurally with additional adjacent columns, cross bracing and top runway beams to allow for crane installation. The lower eight feet of the side perimeter panels are removable for masonry work to allow for concrete or composite walls.

Alabama has become known as the premier automotive manufacturing location. Greene County and the Crossroads of America Port and Park are strategically located within the state, and could provide excellent opportunities for automotive suppliers and other spin-off manufacturing

operations. Sufficient sites for warehousing and distribution facilities are located within the park and multimodal opportunities for distribution by barge, rail or truck are available. Mercedes Benz, U.S. International, Inc. is located 55 miles west of the park on Interstate 20/59 in Tuscaloosa, Alabama. Honda Manufacturing of Alabama is further west on Interstate 20, a distance of 120 miles from the park. Toyota Motor Manufacturing Alabama is located 175 miles from the park to the north via Interstates 20/59 and 65. To the south is Hyundai Manufacturing of Alabama, located just south of Montgomery, a distance of 115 miles from the park along Interstate 65. Several supplier industries are shown in the conceptual park layout.

Currently, the Greene County Industrial Development Authority works with the University of West Alabama and the counties in their service area in a collaborative manner to strategically attract industry to Greene County and West Alabama. These grants funds will help support this partnership.

3. **10 Points** - A discussion of the applicant's technical and managerial capabilities to complete the project within two years of the effective date of the grant award.

The Greene County IDA is working with Porter-Higginbotham Engineering Firm to further develop the attractiveness of the Crossroads of America Port and Park. One of the partners, Bruch Higginbotham has worked with the IDA since 2000 and is very familiar with the Park and helped develop the initial Masterplan for the Park.

4. **10 Points** – The applicant shall identify from the list below, how the applicant meets the eligibility requirement. Please include documentation that the applicant is eligible to apply for the funds.

- ☐ Port authorities
- ☐ Port commissions
- ☐ Subdivisions and agents under existing authority
- ☐ Political subdivision of a local government
- ☐ Tribal government
- ☐ Public agency
- ☒ Publicly chartered authority established by the state.

Project Budget

This section is worth up to 50 points. Points will be awarded based on verifiable information

Please complete the following section. Any attachments shall be titled Attachment B, Project Budget. Please note that a 20% match is required for all projects; however, additional points can be earned throughout this section for all applicants who commit to provide additional matching funds.

1. **5 Points** - Please complete the table below. The total grant amount cannot exceed the lesser of 80% of total project costs, or \$1,000,000.

Total Project Cost	\$298,644.00
20% of Total Project Cost (match)	\$59,728.80
80% of Project Total (maximum grant)	\$238,915.20
Total Grant Amount Requested (not to exceed \$1,000,000)	\$238,915.20

2. **20 Points** - Budget Narrative

This Budget Narrative covers the itemized eligible project expenses.

The provided budget includes preliminary cost estimates for improvements to the Port landing area, two signs to be located at the entrance of the Industrial Park and the entrance to the Port, and two Wayfinding signs to be installed that give direction to the Port.

The following narrative provides more detail for each item stated above.

Landing Improvements

Improvements reflected in the detailed cost estimate are mainly centered around constructing a new 30' wide concrete ramp for access. There will be significant material removal due to unsuitable soils. It is anticipated that suitable backfill material will be hauled to the site. These various materials will be used for subgrade, as well as stabilizing the side slopes to the ramp. Both permanent and temporary erosion control has been estimated, including riprap, silt fence, and vegetation for ground cover.

The construction of the new ramp is considered Phase I. Phase II will involve rebuilding the access road to the landing area. The costs for Phase II are not included in this estimate.

Landscaping at Park and Dock Sign Locations

We have estimated a cost based on minimal landscaping. It is generally based on mulching and providing shrubbery around the two signs. This estimate also includes re-grassing the disturbed areas after construction of the signs is complete.

Signage

As stated above, we have estimated two types of signs – wayfinding signs and permanent park and port signs. The wayfinding signs are anticipated to be metal signs, providing direction to the port. The permanent signs are anticipated to be decorative signs, intended to withstand weather, etc. and maintain their look and use for years. Preliminary estimates are based on constructing brick signs. In addition, lighting and its related electrical work is included. Based on available information, it appears that access to electricity is readily available to the sign areas.

The preliminary cost estimate for the above items of work includes both labor and materials. This estimate is based on historical data from work of similar nature, provided in the same format. For the purposes of *Project Budget, Item 5* in this application, labor and materials will be split on a 50/50 basis. It is understood that potential bidders may and will bid labor at different rates for each item. The total estimated cost for each item of work should generally reflect the overall projected cost based on current industry bidding.

3. **10 Points** - Source and amount of matching funds.

Appropriate resolutions and/or financial documents should be included. Any additional expenses associated with the project, but not part of the grant budget, should be included.

The matching funds will be provided by the applicant, Greene County IDA. Financial Documents show that the Authority has the financial strength to budget for the matching funds needed to make this project successful. The most recent financial statement is attached to this application.

4. **5 Points** - A discussion of any other funds associated with the project, but not included in the budget.

5. **10 Points** - Please complete the following table.

Budget Item	Funding Amount and Source		Total
	Grant	Match	
Engineering/Design	\$39,475.2	\$9,868.80	\$49,344.00
Permits	\$6,000.00	\$1,500.00	\$7,500.00
Construction	\$193,440.00	\$48,360.00	\$241,800.00
Materials	\$96,720.00	\$24,180.00	\$120,000.00
Labor	\$96,720.00	\$24,180.00	\$120,000.00
Other			
Materials			
Labor			
Total	\$238,915.20	\$59,728.80	\$298,644.00

Please note, the Engineering/Design category includes Construction Engineering and Inspection.

Certifications

1. The applicant certifies that it is a (choose all that apply):

- ☐ Port authority
- ☐ Port commission
- ☐ Subdivision and/or agent under existing authority
- ☐ Political subdivision of a local government
- ☐ Tribal government
- ☐ Public agency
- ☒ Publicly chartered authority established by the state

2. The applicant certifies that the funds will not be used for routine maintenance, administrative and operational expenses, debt service, or for the dredging of waterways within the state that are not in the immediate vicinity of an inland port facility.

3. The applicant certifies receipt of a preliminary concurrence from the appropriate state agencies such as, Alabama Department of Transportation, Alabama Department of Environmental Management, Alabama Port Authority, or any other applicable authority or department.

Certification	
I, the undersigned, am authorized to obligate my entity and enter into agreements for my organization. I understand that the above certifications do not guarantee funding and a grant agreement will be executed prior to project funds being expended. I further understand that if the above statements cannot be verified, no grant funds will be awarded under this program. Finally, to the best of my knowledge the above certifications are true and correct.	
Signature of Applicant:	Date: 12/3/2019
Title of Applicant: Daniel W. Cooper, Chairman of Board of Directors	

State of Alabama – Disclosure Statement

Alabama Act 2001-955 requires the *State of Alabama Disclosure Statement* (Attachment D) to be completed and filed with all proposals, bids, contracts, and grant proposals to the State of Alabama in excess of \$5,000. A fillable PDF is available on our website at <http://adeca.alabama.gov/inlandports>. **The State of Alabama Disclosure Statement is attached form is signed, dated, and notarized.**

0.00

Scale	0.00
Sheet No.	0.00
Project No.	0.00
Client	0.00
Drawn By	0.00
Check By	0.00
Date	0.00
Drawn By	0.00
Check By	0.00
Date	0.00

GREEN COUNTY INDUSTRIAL DEVELOPMENT AUTHORITY
INLAND PORT FACILITY IMPROVEMENTS-PHASE I
CROSSROADS OF AMERICA INDUSTRIAL PARK
GREEN COUNTY, ALABAMA

PORTER-HIGGINBOTHAM
ENGINEERING, INC.

3155 7TH STREET
NORTON, ALABAMA 36857
334.751.1111
PORTER-HIGGINBOTHAM.COM





State of Alabama Disclosure Statement

Required by Article 3B of Title 41, Code of Alabama 1975

ENTITY COMPLETING FORM

Greene County IDA

ADDRESS

Post Office Box 70

CITY, STATE, ZIP

Eutaw, AL 35462

TELEPHONE NUMBER

(205) 372-9769

STATE AGENCY/DEPARTMENT THAT WILL RECEIVE GOODS, SERVICES, OR IS RESPONSIBLE FOR GRANT AWARD

Alabama Department of Economic and Community Affairs (ADECA) ATTN: Chris Murphy

ADDRESS

P.O. Box 5690

CITY, STATE, ZIP

Montgomery, AL 36103-5690

TELEPHONE NUMBER

334-242-5292

This form is provided with:

☐ Contract ☐ Proposal ☐ Request for Proposal ☐ Invitation to Bid ☒ Grant Proposal

Have you or any of your partners, divisions, or any related business units previously performed work or provided goods to any State Agency/Department in the current or last fiscal year?

☐ Yes ☒ No

If yes, identify below the State Agency/Department that received the goods or services, the type(s) of goods or services previously provided, and the amount received for the provision of such goods or services.

STATE AGENCY/DEPARTMENT	TYPE OF GOODS/SERVICES	AMOUNT RECEIVED
N/A		

Have you or any of your partners, divisions, or any related business units previously applied and received any grants from any State Agency/Department in the current or last fiscal year?

☐ Yes ☒ No

If yes, identify the State Agency/Department that awarded the grant, the date such grant was awarded, and the amount of the grant.

STATE AGENCY/DEPARTMENT	DATE GRANT AWARDED	AMOUNT OF GRANT
N/A		

1. List below the name(s) and address(es) of all public officials/public employees with whom you, members of your immediate family, or any of your employees have a family relationship and who may directly personally benefit financially from the proposed transaction. Identify the State Department/Agency for which the public officials/public employees work. (Attach additional sheets if necessary.)

NAME OF PUBLIC OFFICIAL/EMPLOYEE	ADDRESS	STATE DEPARTMENT/AGENCY
N/A		

2. List below the name(s) and address(es) of all family members of public officials/public employees with whom you, members of your immediate family, or any of your employees have a family relationship and who may directly personally benefit financially from the proposed transaction. Identify the public officials/public employees and State Department/Agency for which the public officials/public employees work. (Attach additional sheets if necessary.)

NAME OF FAMILY MEMBER	ADDRESS	NAME OF PUBLIC OFFICIAL/ PUBLIC EMPLOYEE	STATE DEPARTMENT/ AGENCY WHERE EMPLOYED
N/A			

If you identified individuals in items one and/or two above, describe in detail below the direct financial benefit to be gained by the public officials, public employees, and/or their family members as the result of the contract, proposal, request for proposal, invitation to bid, or grant proposal. (Attach additional sheets if necessary.)

N/A

Describe in detail below any indirect financial benefits to be gained by any public official, public employee, and/or family members of the public official or public employee as the result of the contract, proposal, request for proposal, invitation to bid, or grant proposal. (Attach additional sheets if necessary.)

N/A

List below the name(s) and address(es) of all paid consultants and/or lobbyists utilized to obtain the contract, proposal, request for proposal, invitation to bid, or grant proposal:

NAME OF PAID CONSULTANT/LOBBYIST	ADDRESS
Porter-Higginbotham Engineering	2715 7th Street Tuscaloosa, AL 35401

By signing below, I certify under oath and penalty of perjury that all statements on or attached to this form are true and correct to the best of my knowledge. I further understand that a civil penalty of ten percent (10%) of the amount of the transaction, not to exceed \$10,000.00, is applied for knowingly providing incorrect or misleading information.

Signature [Signature] Date 12/4/19

Notary's Signature Albertina Haywood-Washington Date 12/4/19

Notary Seal: ALBERTINA HAYWOOD-WASHINGTON, NOTARY, My Commission Expires 1-5-2021, PUBLIC, ALABAMA STATE AT LARGE

Date Notary Expires 1/5/21

Article 3B of Title 41, Code of Alabama 1975 requires the disclosure statement to be completed and filed with all proposals, bids, contracts, or grant proposals to the State of Alabama in excess of \$5,000.

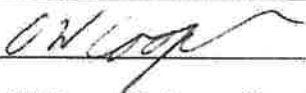
Certifications

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Greene County Industrial Development Authority
Statement of Assets, Liabilities, and Fund Equity
Cash Basis - As of date below

	Oct 31, 19
ASSETS	
Current Assets	
Checking/Savings	
GCIDB GENERAL FUND	4,624.98
GCIDB PORT OPERATIONS	320,517.65
GCIDB CONTINGENCY FUND	
IND DEV FUND	141,992.35
TIMBER SALES AT PORT SITE 2	179,291.53
WEST ROCK BUILDING MAINTENANCE	200,855.69
Total GCIDB CONTINGENCY FUND	522,139.57
Total Checking/Savings	847,282.20
Accounts Receivable	
Loans Rec	
Due from City of Eutaw	152,632.50
Loan Rec Town of Forkland	68,089.47
Total Loans Rec	220,721.97
Total Accounts Receivable	220,721.97
Other Current Assets	
CDs	
CDs Seawall	
CD CTB #2760000441	100,000.00
CD FOGCE FCU #30088	52,905.39
CD M&F #21359	23,404.50
CD M&F #21364	145,801.12
CD M&F #21365	41,071.57
CD M&F #21770	107,626.12
Total CDs Seawall	470,808.70
Total CDs	470,808.70
Total Other Current Assets	470,808.70
Total Current Assets	1,538,812.87
Fixed Assets	
Furniture and Fixtures	
Accum Depreciation - Furniture	-14,102.09
Furniture and Fixtures - Other	14,102.09
Total Furniture and Fixtures	0.00
Land	
BookOut Land 30 acres	36,000.00
Cody Land 4.81 acres	180,000.00
Eutaw Transfer 45%	300,082.20
Mullens Land 34 acres	40,553.00
Poole Land 30 acres	90,103.00
Sunbelt Land	54,943.25
Total Land	701,681.45
Office Equipment	
Accum Depreciation - Office Eq	-8,910.29
Office Equipment - Other	9,154.94
Total Office Equipment	244.65
Port Operations Spec Building	554,684.56
Total Fixed Assets	1,256,610.66
TOTAL ASSETS	2,795,423.53

Greene County Industrial Development Authority
Statement of Assets, Liabilities, and Fund Equity
Cash Basis - As of date below

	Oct 31, 19
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Undistributed to City of Eutaw	56,723.66
Payroll Tax Liabilities	
Alabama Withholding	349.21
Total Payroll Tax Liabilities	349.21
Total Other Current Liabilities	57,072.87
Total Current Liabilities	57,072.87
Long Term Liabilities	
NP-Herve Cody Land	93,667.95
Total Long Term Liabilities	93,667.95
Total Liabilities	150,740.82
Equity	
Investment in Fixed Assets	1,172,830.55
Reserves	
Contingency Reserve	
Industrial Development	142,045.16
Timber Sales at Port Site 2	179,291.53
West Rock Bldg Maintenance	200,908.50
Total Contingency Reserve	522,245.19
Seawall Reserve	435,669.99
Total Reserves	957,915.18
Unreserved Fund Balance	525,173.21
Net Income	-11,236.23
Total Equity	2,644,682.71
TOTAL LIABILITIES & EQUITY	2,795,423.53

Greene County Industrial Development Authority
Revenue and Expenses Actual vs Budget - Cash Basis
October 2019

	Oct 19	Budget
Ordinary Income/Expense		
Income		
Allocation from taxes	431.80	0.00
Corporate Donation	1,000.00	0.00
Interest Income	85.70	0.00
Rental Income		
Easement Rental-CP	0.00	0.00
Farm Rental Income/Constantine	0.00	0.00
Farm Rental Income/McAlpine	0.00	0.00
GC Spec Bldg East-West Rock	13,640.76	0.00
Poole Property Lease/Jackson	0.00	0.00
Port Rent-EPPCO	4,000.00	0.00
Sign Rental Income-Lamar	0.00	0.00
Tillman Lease	1,000.00	0.00
Total Rental Income	18,640.76	0.00
Total Income	20,158.26	0.00
Gross Profit	20,158.26	0.00
Expense		
Bank Service Charges	0.00	0.00
Capital Outlay		
Land Purchase	990.81	0.00
Total Capital Outlay	990.81	0.00
Communication Expense		
Internet	97.30	0.00
Post Office Box	0.00	0.00
Postage and Delivery	0.00	0.00
Telephone		
Cell Phone	96.69	0.00
Office Phone	118.50	0.00
Phone System Maintenance	0.00	0.00
Total Telephone	215.19	0.00
Web Site		
Simple Communications	0.00	0.00
Web Site - Other	0.00	0.00
Total Web Site	0.00	0.00
Total Communication Expense	312.49	0.00
Conferences/Seminars		
Hotel Accomodations	0.00	0.00
Meals	0.00	0.00
Seminar Cost	0.00	0.00
Total Conferences/Seminars	0.00	0.00
Crossroad Expense		
Advantage Site	0.00	0.00
Beaver Control	0.00	0.00
Contingency Maint WestRock Bldg	2,777.50	0.00
Engineering Svcs (Wetland)	0.00	0.00
Loan Interest Expense	267.38	0.00
Repair & Maintenance	0.00	0.00
Total Crossroad Expense	3,044.88	0.00
Depreciation Expense	0.00	0.00
Dues and Subscriptions	150.00	0.00
Industrial Development		
Advertisement	0.00	0.00
Meals	414.23	0.00

Greene County Industrial Development Authority
Revenue and Expenses Actual vs Budget - Cash Basis
October 2019

	Oct 19	Budget	
Projects			
Project Eagle	0.00	0.00	
Projects - Other	0.00	0.00	
Total Projects	0.00	0.00	
Public Relations	0.00	0.00	
Training	0.00	0.00	
Travel Exp			
Automobile Expense	600.00	0.00	
Travel	27.84	0.00	
Total Travel Exp	627.84	0.00	
Total Industrial Development	1,042.07		0.00
Insurance			
Bond			
Notary Bond	0.00	0.00	
Total Bond	0.00	0.00	
Commercial General Liability	7,971.00	0.00	
Directors & Officers Liability	362.00	0.00	
Hired/Non Owned Auto Liability	0.00	0.00	
Workmen's Comp.	0.00	0.00	
Total Insurance	8,333.00		0.00
Office Expense			
Lawn Care	0.00	0.00	
Office Cleaning	65.00	0.00	
Office Supplies			
Office Supplies	54.49	0.00	
Total Office Supplies	54.49	0.00	
Printing and Reproduction	420.53	0.00	
Repairs			
Computer Repairs	0.00	0.00	
Office	203.00	0.00	
Total Repairs	203.00	0.00	
Safe Deposit Box	0.00	0.00	
Total Office Expense	743.02		0.00
Payroll Expenses			
Contract Labor	0.00	0.00	
Medical Insurance	523.88	0.00	
Payroll Taxes	759.87	0.00	
Retirement Expense Board Part	866.27	0.00	
Salaries and Wages			
Director's Salaries/Wages	7,804.24	0.00	
Other Salaries/Wages	1,414.65	0.00	
Total Salaries and Wages	9,218.89	0.00	
Total Payroll Expenses	11,368.91		0.00
Professional Fees			
Accounting	2,625.00	0.00	
Legal Fees	0.00	0.00	
Total Professional Fees	2,625.00		0.00
Transfer to Contingency Fund	2,242.86		0.00

Greene County Industrial Development Authority
Revenue and Expenses Actual vs Budget - Cash Basis
October 2019

	Oct 19	Budget
Utilities		
Gas and Electric	358.23	0.00
Water	183.22	0.00
Total Utilities	541.45	0.00
Total Expense	31,394.49	0.00
Net Ordinary Income	-11,236.23	0.00
Net Income	-11,236.23	0.00

Greene County Industrial Development Authority
Revenues and Expenses - Cash Basis
October 2019

	Oct 19
Ordinary Income/Expense	
Income	
Allocation from taxes	431.80
Corporate Donation	1,000.00
Interest Income	85.70
Rental Income	
GC Spec Bldg East-West Rock	13,640.76
Port Rent-EPPCO	4,000.00
Tillman Lease	1,000.00
Total Rental Income	18,640.76
Total Income	20,158.26
Gross Profit	20,158.26
Expense	
Capital Outlay	
Land Purchase	990.81
Total Capital Outlay	990.81
Communication Expense	
Internet	97.30
Telephone	
Cell Phone	96.69
Office Phone	118.50
Total Telephone	215.19
Total Communication Expense	312.49
Crossroad Expense	
Contingency Maint WestRock Bldg	2,777.50
Loan Interest Expense	267.38
Total Crossroad Expense	3,044.88
Dues and Subscriptions	150.00
Industrial Development	
Meals	414.23
Travel Exp	
Automobile Expense	600.00
Travel	27.84
Total Travel Exp	627.84
Total Industrial Development	1,042.07
Insurance	
Commercial General Liability	7,971.00
Directors & Officers Liability	362.00
Total Insurance	8,333.00
Office Expense	
Office Cleaning	65.00
Office Supplies	
Office Supplies	54.49
Total Office Supplies	54.49
Printing and Reproduction	420.53
Repairs	
Office	203.00
Total Repairs	203.00
Total Office Expense	743.02

Greene County Industrial Development Authority
Revenues and Expenses - Cash Basis
October 2019

	Oct 19
Payroll Expenses	
Medical Insurance	523.88
Payroll Taxes	759.87
Retirement Expense Board Part	866.27
Salaries and Wages	
Director's Salaries/Wages	7,804.24
Other Salaries/Wages	1,414.65
Total Salaries and Wages	9,218.89
Total Payroll Expenses	11,368.91
Professional Fees	
Accounting	2,625.00
Total Professional Fees	2,625.00
Transfer to Contingency Fund	2,242.86
Utilities	
Gas and Electric	358.23
Water	183.22
Total Utilities	541.45
Total Expense	31,394.49
Net Ordinary Income	-11,236.23
Net Income	-11,236.23

Greene County Industrial Development Authority
Deposit Detail
October 2019

Type	Date	Num	Name	Account	Amount
Deposit	10/01/2019			GCIDB PORT OPE...	1,000.00
			Tillman	Tillman Lease	-1,000.00
TOTAL					-1,000.00
Deposit	10/05/2019			GCIDB PORT OPE...	13,640.76
			West Rock	GC Spec Bldg East...	-13,640.76
TOTAL					-13,640.76
Deposit	10/15/2019			GCIDB PORT OPE...	4,000.00
			EPPCO	Port Rent-EPPCO	-4,000.00
TOTAL					-4,000.00
Deposit	10/22/2019			GCIDB PORT OPE...	85.70
				Interest Income	-85.70
TOTAL					-85.70
Deposit	10/28/2019			GCIDB PORT OPE...	1,000.00
			AT&T	Corporate Donation	-1,000.00
TOTAL					-1,000.00
Deposit	10/28/2019			GCIDB PORT OPE...	431.80
			Greene County Co...	Allocation from taxes	-431.80
TOTAL					-431.80

Greene County Industrial Development Authority
Check Detail
October 2019

Type	Date	Num	Name	Item	Account	Original Amount	Paid Amount
Liability C...	10/01/2019		QuickBooks Payroll Service		GCIDB GENERAL FUND	-498.77	
			QuickBooks Payroll Service	Payroll Taxes		1.75	-1.75
				Direct Deposit Liabilities		497.02	-497.02
TOTAL						498.77	-498.77
Liability C...	10/10/2019		QuickBooks Payroll Service		GCIDB GENERAL FUND	-2,806.94	
			QuickBooks Payroll Service	Payroll Taxes		3.50	-3.50
				Direct Deposit Liabilities		2,803.44	-2,803.44
TOTAL						2,806.94	-2,806.94
Liability C...	10/24/2019		QuickBooks Payroll Service		GCIDB GENERAL FUND	-2,761.29	
			QuickBooks Payroll Service	Payroll Taxes		3.50	-3.50
				Direct Deposit Liabilities		2,757.79	-2,757.79
TOTAL						2,761.29	-2,761.29
Liability C...	10/15/2019	draft	Retirement Systems of Ala...		GCIDB GENERAL FUND	-654.34	
				State of A IRetirement Liabilit		195.11	-195.11
				State of A IRetirement Liabilit		396.07	-396.07
				State of A IRetirement Liabilit		22.73	-22.73
				State of A IRetirement Liabilit		40.43	-40.43
TOTAL						654.34	-654.34
Liability C...	10/25/2019	draft	Retirement Systems of Ala...		GCIDB GENERAL FUND	-643.82	
				State of A IRetirement Liabilit		195.11	-195.11
				State of A IRetirement Liabilit		396.07	-396.07
				State of A IRetirement Liabilit		18.95	-18.95
				State of A IRetirement Liabilit		33.69	-33.69
TOTAL						643.82	-643.82
Liability C...	10/31/2019	draft	Merchants & Farmers Bank		GCIDB GENERAL FUND	-2,298.24	
				Federal Withholding		796.00	-796.00
				Fica - Company		608.75	-608.75
				Fica Employee		608.75	-608.75
				Medicare Company		142.37	-142.37
				Medicare Employee		142.37	-142.37
TOTAL						2,298.24	-2,298.24
Check	10/04/2019	1052	Greene County IDA Funds...		GCIDB PORT OPERATIONS	-15,000.00	
					GCIDB GENERAL FUND	15,000.00	-15,000.00
TOTAL						15,000.00	-15,000.00
Check	10/21/2019	1053	Greene County IDA Funds...		GCIDB PORT OPERATIONS	0.00	
TOTAL						0.00	0.00
Check	10/21/2019	1054	Greene County IDA Funds...		GCIDB PORT OPERATIONS	0.00	
TOTAL						0.00	0.00

Greene County Industrial Development Authority
Check Detail
October 2019

Type	Date	Num	Name	Item	Account	Original Amount	Paid Amount
Check	10/23/2019	1055	Greene County IDA Funds...		GCIDB PORT OPERATIONS	-5,020.36	
				WEST ROCK BUILDING MAI...		2,777.50	-2,777.50
				Contingency Maint WestRock Bldg		2,777.50	-2,777.50
				West Rock Bldg Maintenance		-2,777.50	2,777.50
				IND DEV FUND		2,242.86	-2,242.86
				Transfer to Contingency Fund		2,242.86	-2,242.86
				Industrial Development		-2,242.86	2,242.86
TOTAL						5,020.36	-5,020.36
Check	10/23/2019	1056	Greene County IDA Funds...		GCIDB PORT OPERATIONS	0.00	
TOTAL						0.00	0.00
Check	10/23/2019	1057	Greene County IDA Funds...		GCIDB PORT OPERATIONS	-11,000.00	
					GCIDB GENERAL FUND	11,000.00	-11,000.00
TOTAL						11,000.00	-11,000.00
Liability C...	10/01/2019	9877	Greene County Commission		GCIDB GENERAL FUND	-1,291.61	
				Medical Insurance		767.72	-767.72
				Health Insurance Liability		523.89	-523.89
TOTAL						1,291.61	-1,291.61
Check	10/04/2019	9880	John Zippert		GCIDB GENERAL FUND	-27.84	
				Travel		27.84	-27.84
TOTAL						27.84	-27.84
Check	10/04/2019	9881	A T & T Mobility		GCIDB GENERAL FUND	-96.69	
				Cell Phone		96.69	-96.69
TOTAL						96.69	-96.69
Check	10/04/2019	9882	Mason and Gardner CPAs ...		GCIDB GENERAL FUND	-2,250.00	
				Accounting		2,250.00	-2,250.00
TOTAL						2,250.00	-2,250.00
Check	10/04/2019	9883	City of Eutaw-Water Dept		GCIDB GENERAL FUND	-91.61	
				Water		91.61	-91.61
TOTAL						91.61	-91.61
Check	10/04/2019	9884	University of West Alaba...		GCIDB GENERAL FUND	-261.04	
				Printing and Reproduction		261.04	-261.04
TOTAL						261.04	-261.04
Check	10/04/2019	9885	Banks & Company		GCIDB GENERAL FUND	-3.00	
				Office		3.00	-3.00
TOTAL						3.00	-3.00
Check	10/04/2019	9886	Merchants & Farmers Ins ...		GCIDB GENERAL FUND	-8,333.00	
				Commercial General Liability		7,971.00	-7,971.00
				Directors & Officers Liability		362.00	-362.00
TOTAL						8,333.00	-8,333.00

Greene County Industrial Development Authority
Check Detail
October 2019

Type	Date	Num	Name	Item	Account	Original Amount	Paid Amount
Check	10/04/2019	9887	KayDees Lawn Care LLC		GCIDB GENERAL FUND	-200.00	
				Office		200.00	-200.00
TOTAL						200.00	-200.00
Paycheck	10/11/2019	9888	Allen, Brittany		GCIDB GENERAL FUND	-162.08	
				Other Salaries/Wages		175.50	-175.50
				Payroll Taxes		10.88	-10.88
				Fica - Company		-10.88	10.88
				Fica Employee		-10.88	10.88
				Payroll Taxes		2.54	-2.54
				Medicare Company		-2.54	2.54
				Medicare Employee		-2.54	2.54
TOTAL						162.08	-162.08
Paycheck	10/11/2019	9889	Henderson, Debora J		GCIDB GENERAL FUND	-162.08	
				Other Salaries/Wages		175.50	-175.50
				Payroll Taxes		10.88	-10.88
				Fica - Company		-10.88	10.88
				Fica Employee		-10.88	10.88
				Payroll Taxes		2.54	-2.54
				Medicare Company		-2.54	2.54
				Medicare Employee		-2.54	2.54
TOTAL						162.08	-162.08
Check	10/18/2019	9890	Herve Cody		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/18/2019	9891	Johnny Grisby		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/18/2019	9892	Office Depot		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/18/2019	9893	Alabama Agribusiness Co...		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/18/2019	9894	City of Eutaw-Water Dept		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/18/2019	9895	Canon Solutions America		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/18/2019	9896	AT&T U-verse		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/18/2019	9897	BankCard Center		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Paycheck	10/25/2019	9898	Allen, Brittany		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00

Greene County Industrial Development Authority
Check Detail
October 2019

Type	Date	Num	Name	Item	Account	Original Amount	Paid Amount
Paycheck	10/25/2019	9899	Lewis, Dynasty		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/21/2019	9900	Alabama Power		GCIDB GENERAL FUND	-358.23	
				Gas and Electric		358.23	-358.23
TOTAL						358.23	-358.23
Check	10/23/2019	9901	Herve Cody		GCIDB GENERAL FUND	-1,258.19	
				NP-Herve Cody Land		990.81	-990.81
				Loan Interest Expense		267.38	-267.38
				Land Purchase		990.81	-990.81
				Investment in Fixed Assets		-990.81	990.81
TOTAL						1,258.19	-1,258.19
Check	10/23/2019	9902	Johnny Grisby		GCIDB GENERAL FUND	-65.00	
				Office Cleaning		65.00	-65.00
TOTAL						65.00	-65.00
Check	10/23/2019	9903	Alabama Agribusiness Co...		GCIDB GENERAL FUND	-150.00	
				Dues and Subscriptions		150.00	-150.00
TOTAL						150.00	-150.00
Check	10/23/2019	9904	City of Eutaw-Water Dept		GCIDB GENERAL FUND	-91.61	
				Water		91.61	-91.61
TOTAL						91.61	-91.61
Check	10/23/2019	9905	Canon Solutions America		GCIDB GENERAL FUND	-159.49	
				Printing and Reproduction		159.49	-159.49
TOTAL						159.49	-159.49
Check	10/23/2019	9906	AT&T U-verse		GCIDB GENERAL FUND	-215.80	
				Internet		97.30	-97.30
				Office Phone		118.50	-118.50
TOTAL						215.80	-215.80
Check	10/23/2019	9907	BankCard Center		GCIDB GENERAL FUND	-414.23	
				Meals		414.23	-414.23
TOTAL						414.23	-414.23
Check	10/23/2019	9908	Office Depot		GCIDB GENERAL FUND	-54.49	
				Office Supplies		54.49	-54.49
TOTAL						54.49	-54.49

Greene County Industrial Development Authority
Check Detail
October 2019

Type	Date	Num	Name	Item	Account	Original Amount	Paid Amount
Paycheck	10/25/2019	9909	Allen, Brittany		GCIDB GENERAL FUND	-187.01	
				Other Salaries/Wages		202.50	-202.50
				Payroll Taxes		12.55	-12.55
				Fica - Company		-12.55	12.55
				Fica Employee		-12.55	12.55
				Payroll Taxes		2.94	-2.94
				Medicare Company		-2.94	2.94
				Medicare Employee		-2.94	2.94
TOTAL						187.01	-187.01
Paycheck	10/25/2019	9910	Lewis, Dynasty		GCIDB GENERAL FUND	-153.52	
				Other Salaries/Wages		166.50	-166.50
				Payroll Taxes		10.32	-10.32
				Fica - Company		-10.32	10.32
				Fica Employee		-10.32	10.32
				Payroll Taxes		2.41	-2.41
				Medicare Company		-2.41	2.41
				Medicare Employee		-2.41	2.41
				Alabama Withholding		-0.25	0.25
TOTAL						153.52	-153.52
Check	10/23/2019	9912	Mason and Gardner CPAs ...		GCIDB GENERAL FUND	0.00	
TOTAL						0.00	0.00
Check	10/31/2019	9913	Mason and Gardner CPAs ...		GCIDB GENERAL FUND	-375.00	
				Accounting		375.00	-375.00
TOTAL						375.00	-375.00
Paycheck	10/01/2019	DD19...	Belcher, Phillis		GCIDB GENERAL FUND	0.00	
				Medical Insurance		261.95	-261.95
				Health Insurance Liability		-261.95	261.95
				Automobile Expense		600.00	-600.00
				Federal Withholding		-50.00	50.00
				Payroll Taxes		37.20	-37.20
				Fica - Company		-37.20	37.20
				Fica Employee		-37.20	37.20
				Payroll Taxes		8.70	-8.70
				Medicare Company		-8.70	8.70
				Medicare Employee		-8.70	8.70
				Alabama Withholding		-7.08	7.08
				Direct Deposit Liabilities		-497.02	497.02
TOTAL						0.00	0.00
Paycheck	10/11/2019	DD19...	Belcher, Phillis		GCIDB GENERAL FUND	0.00	
				Director's Salaries/Wages		3,511.91	-3,511.91
				Director's Salaries/Wages		121.94	-121.94
				Director's Salaries/Wages		268.27	-268.27
				State of A Retirement Liabilit		-195.11	195.11
				Retirement Expense Board Part		396.07	-396.07
				State of A Retirement Liabilit		-396.07	396.07
				Medical Insurance		-383.86	383.86
				Medical Insurance		261.94	-261.94
				Health Insurance Liability		-261.94	261.94
				Federal Withholding		-369.00	369.00
				Payroll Taxes		241.93	-241.93
				Fica - Company		-241.93	241.93
				Fica Employee		-241.93	241.93
				Payroll Taxes		56.59	-56.59
				Medicare Company		-56.59	56.59
				Medicare Employee		-56.59	56.59
				Alabama Withholding		-160.12	160.12

Greene County Industrial Development Authority
Check Detail
October 2019

Type	Date	Num	Name	Item	Account	Original Amount	Paid Amount
					Direct Deposit Liabilities	-1,350.00	1,350.00
					Direct Deposit Liabilities	-1,145.51	1,145.51
TOTAL						0.00	0.00
Paycheck	10/11/2019	DD19...	Haywood-Washington, Alb...		GCIDB GENERAL FUND	0.00	
					Other Salaries/Wages	378.90	-378.90
					State of A Retirement Liabilit	-22.73	22.73
					Retirement Expense Board Part	40.43	-40.43
					State of A Retirement Liabilit	-40.43	40.43
					Federal Withholding	-7.00	7.00
					Payroll Taxes	23.49	-23.49
					Fica - Company	-23.49	23.49
					Fica Employee	-23.49	23.49
					Payroll Taxes	5.50	-5.50
					Medicare Company	-5.50	5.50
					Medicare Employee	-5.50	5.50
					Alabama Withholding	-12.25	12.25
					Direct Deposit Liabilities	-277.93	277.93
					Direct Deposit Liabilities	-30.00	30.00
TOTAL						0.00	0.00
Paycheck	10/25/2019	DD19...	Belcher, Phillis		GCIDB GENERAL FUND	0.00	
					Director's Salaries/Wages	2,780.27	-2,780.27
					Director's Salaries/Wages	390.21	-390.21
					Director's Salaries/Wages	634.09	-634.09
					Director's Salaries/Wages	97.55	-97.55
					State of A Retirement Liabilit	-195.11	195.11
					Retirement Expense Board Part	396.07	-396.07
					State of A Retirement Liabilit	-396.07	396.07
					Medical Insurance	-383.86	383.86
					Federal Withholding	-369.00	369.00
					Payroll Taxes	241.93	-241.93
					Fica - Company	-241.93	241.93
					Fica Employee	-241.93	241.93
					Payroll Taxes	56.58	-56.58
					Medicare Company	-56.58	56.58
					Medicare Employee	-56.58	56.58
					Alabama Withholding	-160.12	160.12
					Direct Deposit Liabilities	-1,350.00	1,350.00
					Direct Deposit Liabilities	-1,145.52	1,145.52
TOTAL						0.00	0.00
Paycheck	10/25/2019	DD19...	Haywood-Washington, Alb...		GCIDB GENERAL FUND	0.00	
					Other Salaries/Wages	315.75	-315.75
					State of A Retirement Liabilit	-18.95	18.95
					Retirement Expense Board Part	33.69	-33.69
					State of A Retirement Liabilit	-33.69	33.69
					Federal Withholding	-1.00	1.00
					Payroll Taxes	19.57	-19.57
					Fica - Company	-19.57	19.57
					Fica Employee	-19.57	19.57
					Payroll Taxes	4.57	-4.57
					Medicare Company	-4.57	4.57
					Medicare Employee	-4.57	4.57
					Alabama Withholding	-9.39	9.39
					Direct Deposit Liabilities	-232.27	232.27
					Direct Deposit Liabilities	-30.00	30.00
TOTAL						0.00	0.00

INLAND PORT FACILITY IMPROVEMENTS - PHASE I

CROSSROADS OF AMERICA INDUSTRIAL PARK

GREENE COUNTY INDUSTRIAL DEVELOPMENT AUTHORITY

Preliminary Cost Estimate of Proposed Improvements
November 25, 2019

Item No.	Item Description	Quantity	Unit	Unit Price	Amount
Improvements to Landing					
1	Mobilization	1	LS	\$15,000.00	\$15,000.00
2	Site Preparation - Including Clearing, Grubbing and Removal	2	AC	\$2,500.00	\$5,000.00
3	Unclassified Excavation	1500	CY	\$5.00	\$7,500.00
4	Borrow Material (A-4 or better)	750	CY	\$20.00	\$15,000.00
5	Removal of Unsuitable Material	750	CY	\$10.00	\$7,500.00
6	Class II Riprap	250	Ton	\$35.00	\$8,750.00
7	Filter Blanket, Geotextile	500	SY	\$5.00	\$2,500.00
8	Geosynthetic Reinforcement for Soft Soil Stabilization	250	SY	\$5.00	\$1,250.00
9	5000 PSI Concrete	175	CY	\$650.00	\$113,750.00
10	Steel Reinforcement	1000	Lbs	\$5.00	\$5,000.00
11	Foundation Backfill	850	CY	\$10.00	\$8,500.00
12	Crushed Aggregate Limestone Base Material, 6" Thick Layer	150	CY	\$25.00	\$3,750.00
13	Topsoil from Stockpile	800	CY	\$5.00	\$4,000.00
14	Grassing (Seed and Mulch)	1	AC	\$3,500.00	\$3,500.00
15	Silt Fence (Type A) - Installation and Removal	650	LF	\$5.00	\$3,250.00
16	Construction Phase Compaction Testing	1	LS	\$10,000.00	\$10,000.00
17	Geometric Controls	1	LS	\$2,500.00	\$2,500.00
Subtotal:					\$216,750.00
Landscaping at Park and Dock Sign Locations					
1	Mulch	10	CY	\$10.00	\$100.00
2	Shrubs	1	LS	\$5,000.00	\$5,000.00
3	Topsoil	15	CY	\$30.00	\$450.00
4	Grassing (Seed and Mulch)	1	AC	\$3,500.00	\$3,500.00
Subtotal:					\$9,050.00
Signage					
1	Park Sign	1	Each	\$7,500.00	\$7,500.00
2	Dock Sign	1	Each	\$7,500.00	
3	Lighting, Including Electrical Connection, Wiring, Service, Etc.	2	Each	\$4,000.00	\$8,000.00
4	Wayfinding Signs to Port	2	Each	\$250.00	\$500.00
Subtotal:					\$16,000.00
Estimated Construction Cost					\$241,800.00
Permitting					\$7,500.00
Design Services(Including Design, Survey, and Geotechnical)					\$30,000.00
Construction Engineering and Inspection (8%)					\$19,344.00
Preliminary Project Estimate					\$298,644.00